

**RIVERFRONT SANCTUARY - PEMBERTON RD., BLAIR COUNTY - 0.73 +/- ACRES**  
5183 Pemberton Rd  
Tyrone, PA 16686

**\$595,000**  
0.73± Acres  
Blair County



## RIVERFRONT SANCTUARY - PEMBERTON RD., BLAIR COUNTY - 0.73 +/- ACRES

Tyrone, PA / Blair County

### SUMMARY

#### **Address**

5183 Pemberton Rd

#### **City, State Zip**

Tyrone, PA 16686

#### **County**

Blair County

#### **Type**

Riverfront, Residential Property, Business Opportunity

#### **Latitude / Longitude**

40.618702 / -78.168413

#### **Dwelling Square Feet**

1,656

#### **Bedrooms / Bathrooms**

3 / 3

#### **Acreage**

0.73

#### **Price**

\$595,000

#### **Property Website**

<https://www.mossyoakproperties.com/property/riverfront-sanctuary-pemberton-rd-blair-county-0-73-acres/blair/pennsylvania/87246/>



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### **PROPERTY DESCRIPTION**

#### **Riverfront Sanctuary on the Little Juniata – Angler’s & Hunter’s Dream + Airbnb Opportunity**

Welcome to your private riverside escape on the banks of the renowned Little Juniata River, one of Pennsylvania’s premier wild trout streams. Known for its legendary hatches and world-class fly fishing, the “Little J” offers unmatched angling right from your backyard—where prolific wild brown trout and pristine waters provide an experience treasured by seasoned anglers and nature lovers alike.

This beautifully updated 3-bedroom, 3-bath chalet, with its warm cedar siding, is nestled in a serene, wooded setting with direct river frontage. A spacious wraparound covered porch offers panoramic views and the perfect perch to relax after a day on the water. Inside, the home features hardwood flooring throughout, modernized electrical and plumbing systems, updated windows, doors, insulation, and stylish lighting fixtures—all blending rustic charm with contemporary comfort.

The bright and inviting kitchen showcases maple cabinetry, a generous center island with prep sink, and an open flow for easy entertaining. A first-floor bedroom and full bath add convenience, while upstairs you’ll find a second bedroom with scenic river views, a full bath, and an impressive master suite with vaulted ceilings and a private en suite.

The walk-out basement is pre-plumbed for an additional full bathroom and ready for your finishing touch. Outside, a charming 16x12 riverside pavilion with a stone fireplace invites you to gather with friends, enjoy outdoor dining, or simply unwind to the soothing sound of flowing water.

#### **An Ideal Airbnb or Vacation Rental**

With its prime riverfront location, this property presents a lucrative opportunity to generate income as a short-term rental. Anglers, hunters, and outdoor adventurers flock to the Little Juniata region year-round, making this home an ideal Airbnb destination. Its close proximity to top-tier fishing, abundant public hunting land, and scenic trails ensures strong appeal—and repeat guests.

For outdoor enthusiasts, this property offers quick access to thousands of acres of public land. Just minutes away, you’ll find State Game Lands 131 and 166, as well as the expansive Rothrock State Forest—offering exceptional hunting, hiking, and wildlife opportunities all year round.

Located just five miles off I-99, this exceptional property is perfectly positioned between State College and Altoona, offering both seclusion and convenience. Whether you’re looking for a year-round home, a weekend retreat, or an income-producing investment—this Little Juniata riverfront gem is a rare and remarkable find.

#### ***Features of the Home:***

- 3 bedrooms, 3 full bathrooms
- Solid log construction with modern updates
- Hardwood flooring throughout
- Updated electrical, plumbing, insulation, drywall, windows, and lighting
- Open-concept kitchen with maple cabinets, large island, and prep sink
- First-floor bedroom and first floor full bath
- Vaulted ceiling in master suite with en suite bathroom
- Two second-floor bedrooms with river views
- Hardwood staircase
- Walk-out basement (unfinished, pre-plumbed for full bath)
- Wraparound covered porch with scenic views

**Features of the Property:**

- 0.73 +/- total acres
- Riverfront property on the Little Juniata River (Class A wild trout stream)
- Direct access to premier fly fishing
- 16x12 riverside pavilion with stone fireplace
- Private wooded setting with abundant wildlife
- Minutes to State Game Lands 131 and 166 and Rothrock State Forest
- Excellent nearby hunting, hiking, and outdoor recreation
- 5 miles from I-99; between State College and Altoona
- Ideal for year-round residence, vacation home, or sportsman's retreat

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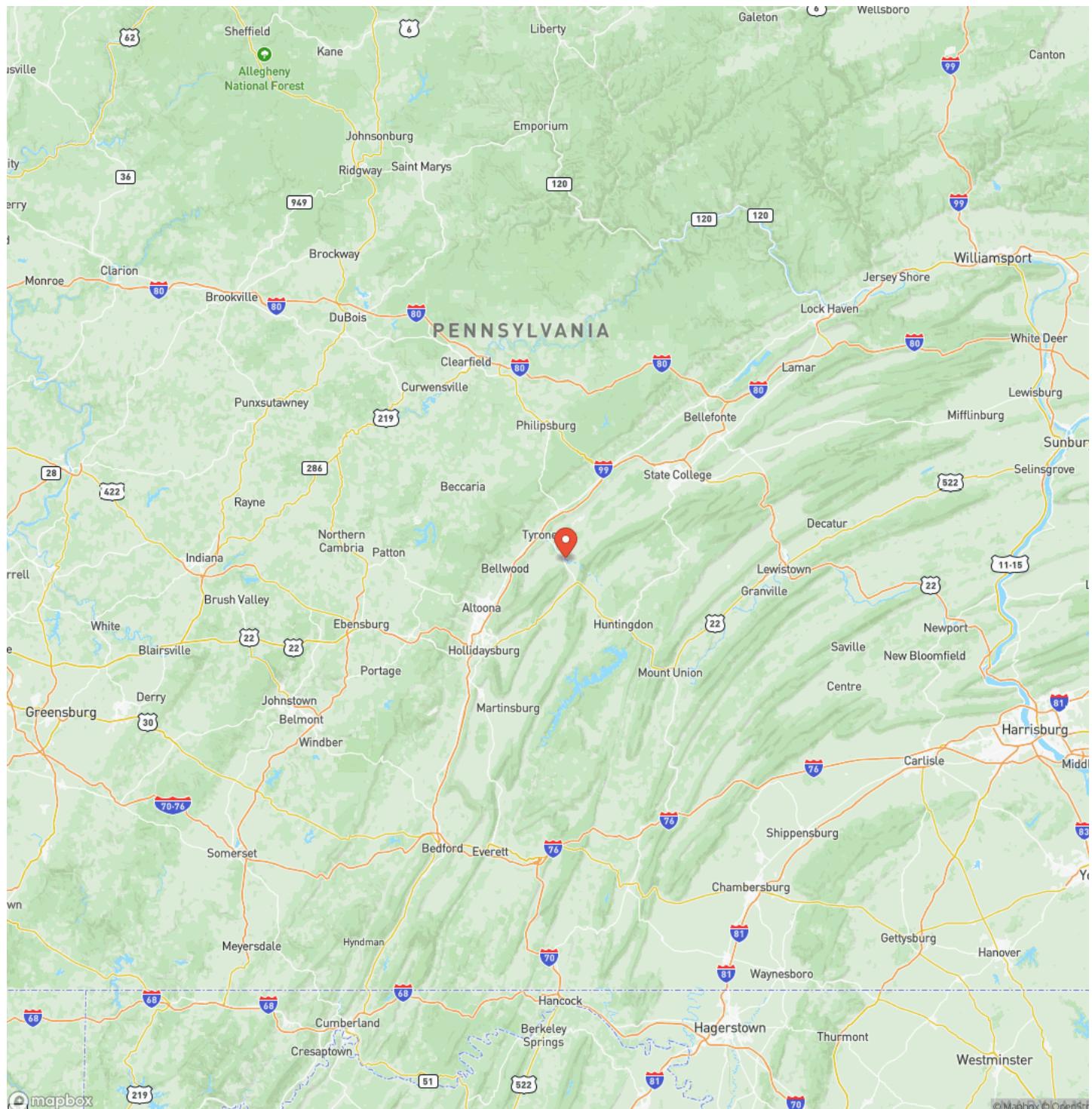
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## Locator Map



## Locator Map



## Satellite Map



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## RIVERFRONT SANCTUARY - PEMBERTON RD., BLAIR COUNTY - 0.73 +/- ACRES

## **Tyrone, PA / Blair County**

## LISTING REPRESENTATIVE

**For more information contact:**



## Representative

Chuck Hershner

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**City / State / Zip**

Belle Vernon, PA 15012

## NOTES



## **MORE INFO ONLINE:**

[mossyoakproperties.com](http://mossyoakproperties.com)

## NOTES

## **DISCLAIMERS**

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